

# Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P. O. Box 3044, Sacramento, CA 95812 - (916) 445-0613

See NOTE Below:

Project Title: Westfield Carlsbad – EIR 09-02

Lead Agency: CITY OF CARLSBAD Contact Person: Jason Goff

SCH # **2010011004**

Street Address: 1635 FARADAY AVENUE Phone: (760) 602-4643 City: CARLSBAD Zip: 92008 County: SAN DIEGO

## PROJECT LOCATION:

County: San Diego City/Nearest Community: Carlsbad

Cross Streets: El Camino Real and Marron Road Total Acres: 77.5 Zip Code: 92008

Lat. / Long. : 33° 10' 42.609" N / 117° 19' 44.466" W

Assessor's Parcel No. 156-301-06 through -11, 156-302-06 through -10, 156-302-12, and 156-302-14 through -27

Within 2 Miles: State Hwy #: 78 Waterways: Buena Vista Creek, Buena Vista Lagoon

Airports: McCLELLAN/PALOMAR Railways: NCTD Schools: Carlsbad Unified

## DOCUMENT TYPE:

CEQA: ☐ NOP ☐ Supplement/Subsequent  
☐ Early Cons ☐ EIR (Prior SCH No.)  
☐ Neg Dec ☐ Other:  
☒ Draft EIR

NEPA: ☐ NOI  
☐ EA  
☐ Draft EIS  
☐ FONSI

OTHER: ☐ Joint Document  
☐ Final Document  
☐ Other: \_\_\_\_\_

## LOCAL ACTION TYPE:

☐ General Plan Update ☒ Specific Plan  
☐ General Plan Amendment ☐ Master Plan  
☐ General Plan Element ☐ Planned Unit Development  
☐ Community Plan ☐ Site Plan

☐ Rezone  
☐ Prezone  
☐ Use Permit  
☐ Land Division (Subdivision, Parcel Map, Tract Map, etc.)

☐ Annexation  
☐ Redevelopment  
☐ Coastal Permit  
☒ Other: Site Development Plan

## DEVELOPMENT TYPE:

☐ Residential: Units \_\_\_\_\_ Acres \_\_\_\_\_  
☐ Office: Sq. Ft. \_\_\_\_\_ Acres \_\_\_\_\_ Employees \_\_\_\_\_  
☒ Commercial: Sq. Ft. \_\_\_\_\_ Acres 77.5 Employees \_\_\_\_\_  
35,417  
☐ Industrial: Sq. Ft. \_\_\_\_\_ Acres \_\_\_\_\_ Employees \_\_\_\_\_  
☐ Educational: \_\_\_\_\_  
☐ Recreational: \_\_\_\_\_

☐ Water Facilities: Type \_\_\_\_\_ MGD \_\_\_\_\_  
☐ Transportation: Type \_\_\_\_\_  
☐ Mining: Mineral \_\_\_\_\_  
☐ Power: Type Watts \_\_\_\_\_  
☐ Waste Treatment: Type \_\_\_\_\_  
☐ Hazardous Water: Type \_\_\_\_\_  
☐ Other: \_\_\_\_\_

## PROJECT ISSUES DISCUSSED IN DOCUMENT:

☒ Aesthetic/Visual ☐ Flood Plain/Flooding  
☐ Agricultural Land ☐ Forest Land/Fire Hazard  
☒ Air Quality ☒ Geological/Seismic  
☒ Archaeological/Historical ☐ Minerals  
☐ Coastal Zone ☒ Noise  
☒ Drainage/Absorption ☐ Population/Hsg. Balance  
☐ Economic/Jobs ☒ Public Services/Facilities  
☐ Fiscal ☐ Recreation/Parks

☐ Schools/Universities  
☐ Septic Systems  
☒ Sewer Capacity  
☒ Soil Erosion/Compaction/Grading  
☒ Solid Waste  
☒ Toxic/Hazardous  
☒ Traffic/Circulation  
☐ Vegetation

☒ Water Quality  
☒ H<sub>2</sub>O Supply/Ground H<sub>2</sub>O  
☐ Wetland/Riparian  
☐ Wildlife  
☒ Growth Inducing  
☒ Land Use  
☒ Cumulative Effect  
☒ Other: Energy, Greenhouse Gas Emissions

## Present Land Use/Zoning/General Plan Use

Existing developed Regional Shopping Center (1,151,092 sq. ft. GLA) / General Commercial (C-2) / Regional Commercial (R)

## Project Description:

The proposed project involves adoption of a Specific Plan (SP) and approval of a Site Development Plan (SDP) for the demolition, reconfiguration, and/or reconstruction of approximately 225,631 square feet (sq. ft.) of existing commercial/retail space, and the development of approximately 35,417 sq. ft. of net new gross leasable area (GLA) at the Westfield Plaza Camino Real Shopping Center, hereon referred to as Westfield Carlsbad. The proposed SP area encompasses approximately 77.5 acres of the existing Westfield Carlsbad shopping center's 96.7 total acres, which includes the entire shopping center, the majority of the center's surface parking, as well as three outbuildings located on the south side of Marron Road. Westfield Carlsbad is currently developed with approximately 1,151,092 sq. ft. of GLA. Implementation of the current proposal would result in a total of approximately 1,186,509 sq. ft. of GLA of regional shopping center space (existing plus proposed) on the existing Westfield Carlsbad property.

The project is generally located in the northwest quadrant of the city of Carlsbad, west of El Camino Real; and south of State Route 78, the Buena Vista Creek, and the city's boundary with the city of Oceanside. The southeast portion of the property straddles both the north and south sides of Marron Road near its intersection with El Camino Real.

NOTE: Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g. from a Notice of Preparation or previous draft document) please fill it in.

January 2008

**Reviewing Agencies Checklist**

Form A, continued

**KEY**

S = Document sent by lead agency

X = Document sent by SCH

☐ = Suggested distribution

**Resources Agency**

☐ Boating & Waterways  
☐ Coastal Commission  
☐ Coastal Conservancy  
☐ Colorado River Board  
☐ Conservation, Dept. of  
☐ Fish & Game  
☐ Forestry & Fire Protection  
☐ Office of Historic Preservation  
☐ Parks & Recreation  
☐ Reclamation Board  
☐ S.F. Bay Conservation & Development Commission  
☐ Water Resources (DWR)

**Business, Transportation & Housing**

☐ Aeronautics  
☐ California Highway Patrol  
☐ CALTRANS District # \_\_\_\_\_  
☐ Department of Transportation Planning (headquarters)  
☐ Housing & Community Development  
☐ Food & Agriculture

**Health & Welfare**

☐ Health Services \_\_\_\_\_

**State & Consumer Services**

☐ General Services  
☐ OLA (Schools)

**Environmental Protection Agency**

☐ Air Resources Board  
☐ California Waste Management Board  
☐ SWRCB: Clean Water Grants  
☐ SWRCB: Delta Unit  
☐ SWRCB: Water Quality  
☐ SWRCB: Water Rights  
☐ Regional WQCB # \_\_\_\_\_ ( \_\_\_\_\_ )

**Youth & Adult Corrections**

☐ Corrections

**Independent Commissions & Offices**

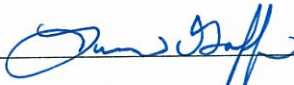
☐ Energy Commission  
☐ Native American Heritage Commission  
☐ Public Utilities Commission  
☐ Santa Monica Mountains Conservancy  
☐ State Lands Commission  
☐ Tahoe Regional Planning Agency

☐ Other \_\_\_\_\_

**Public Review Period** (to be filled in by lead agency)

Starting Date September 4, 2012

Ending Date October 19, 2012

Signature 

Date August 28, 2012

**Lead Agency** (Complete if applicable):

Consulting Firm: \_\_\_\_\_

Address: \_\_\_\_\_

City/State/Zip: \_\_\_\_\_

Contact: \_\_\_\_\_

**Applicant:** \_\_\_\_\_

Address: \_\_\_\_\_

City/State/Zip: \_\_\_\_\_

**For SCH Use Only:**

Date Received at SCH \_\_\_\_\_

Date Review Starts: \_\_\_\_\_

Date to Agencies \_\_\_\_\_

Date to SCH \_\_\_\_\_

**Clearance Date** \_\_\_\_\_

Notes: \_\_\_\_\_



**NOTICE OF COMPLETION AND NOTICE OF AVAILABILITY OF DRAFT  
ENVIRONMENTAL IMPACT REPORT**

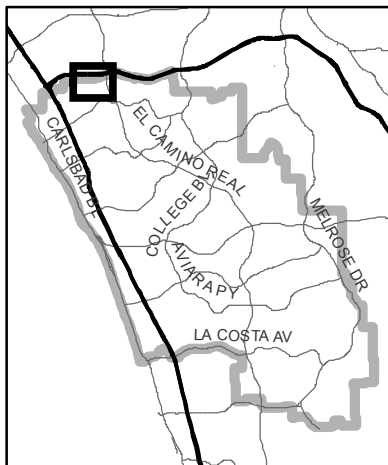
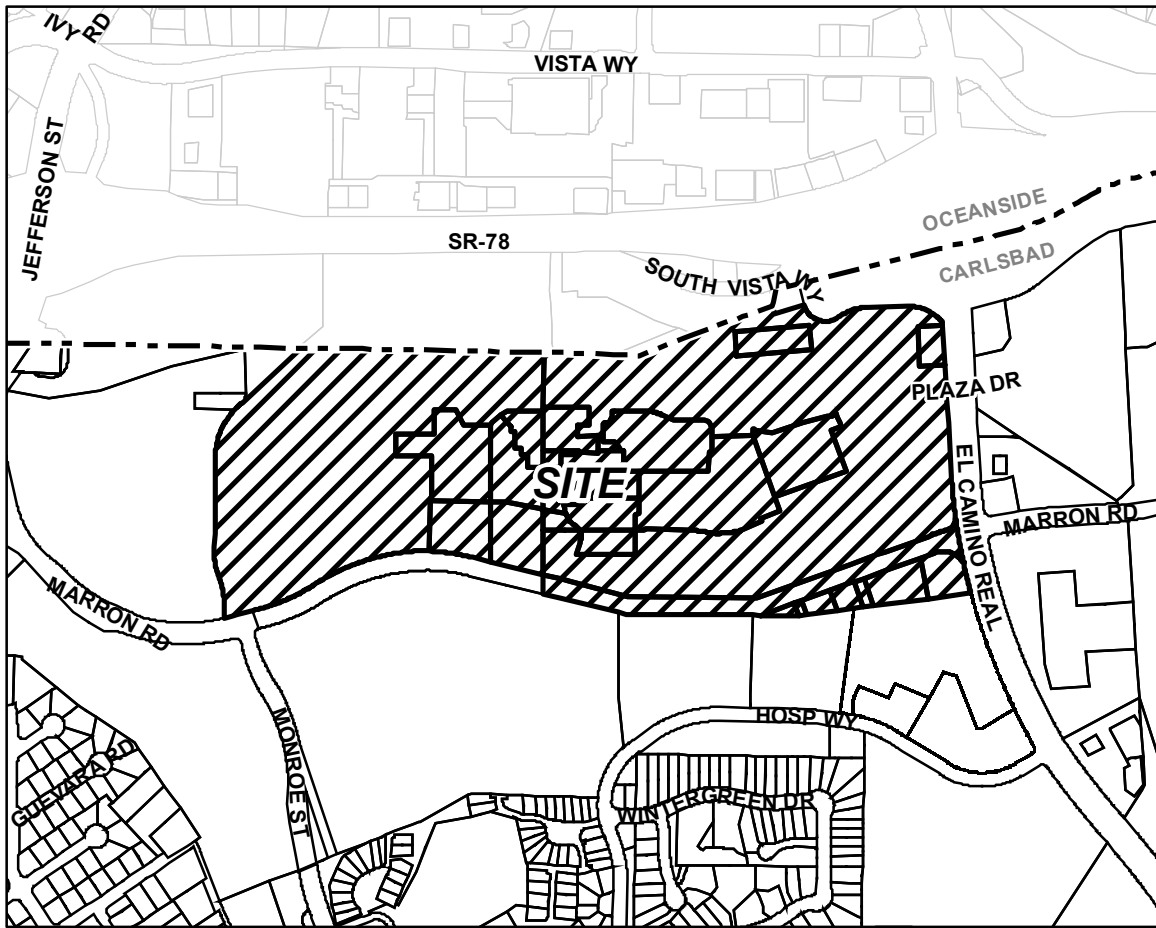
NOTICE IS HEREBY GIVEN THAT the City of Carlsbad has prepared a Draft Environmental Impact Report (EIR) in accordance with the City of Carlsbad Environmental Protection Ordinance (Chapter 19.04 of the Carlsbad Municipal Code) for the Westfield Carlsbad project. The proposed project involves adoption of a Specific Plan (SP) and approval of a Site Development Plan (SDP) for the demolition, reconfiguration, and/or reconstruction of approximately 225,631 square feet (sq. ft.) of existing commercial/retail space, and the development of approximately 35,417 sq. ft. of net new gross leasable area (GLA) within the Westfield Plaza Camino Real Shopping Center, hereon referred to as Westfield Carlsbad. The proposed SP area encompasses approximately 77.5 acres of the existing Westfield Carlsbad shopping center's 96.7 total acres, which includes the entire shopping center, the majority of the center's surface parking, as well as three outbuildings located on the south side of Marron Road. Westfield Carlsbad is currently developed with approximately 1,151,092 sq. ft. of GLA. Implementation of the current proposal would result in a total of approximately 1,186,509 sq. ft. of GLA of regional shopping center space (existing plus proposed) on the existing Westfield Carlsbad property. The project is generally located in the northwest quadrant of the city of Carlsbad, west of El Camino Real; and south of State Route 78, the Buena Vista Creek, and the city's boundary with the city of Oceanside. The southeast portion of the property straddles both the north and south sides of Marron Road near its intersection with El Camino Real. The Draft EIR is on file with the City of Carlsbad Planning Division, located at 1635 Faraday Avenue, Carlsbad, CA 92008 and copies of the Draft EIR are available at: (1) City Clerk's Office, 1200 Carlsbad Village Drive; (2) Carlsbad Main Library, 1775 Dove Lane; (3) Georgina Cole Library, 1250 Carlsbad Village Drive; and (4) the City's website, which can be accessed at: [www.carlsbadca.gov](http://www.carlsbadca.gov). The Draft EIR will be available for public review and comment until October 19, 2012. Pursuant to Section 15204 of the California Environmental Quality Act Guidelines, in reviewing draft EIRs, persons and public agencies should focus on the sufficiency of the document in identifying and analyzing the possible impacts on the environment and ways in which the significant effects of the project might be avoided or mitigated. Comments are most helpful when they suggest additional specific alternatives or mitigation measures that would provide better ways to avoid or mitigate the significant environmental effects. All comments on the Draft EIR must be submitted in writing to the following City of Carlsbad contact: Jason Goff, Carlsbad Planning Division; 1635 Faraday Avenue; Carlsbad, CA 92008, or by email at [jason.goff@carlsbadca.gov](mailto:jason.goff@carlsbadca.gov).

**CASE NO.:** EIR 09-02 (SCH# 2010011004)

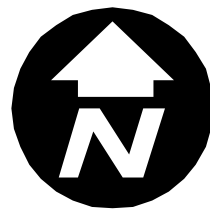
**CASE NAME:** Westfield Carlsbad

**PUBLISH DATE:** September 4, 2012





**SITE MAP**



**NOT TO SCALE**

# Westfield Carlsbad

## EIR 09-02 / SP 09-01 / SDP 09-04